

May 30, 2019

Town of E. Lyme Ct.  
Planning and Zoning Commission  
P.O. Box 519  
E. Lyme Ct

Cc: Kevin Callahan Chair  
Board of Governors  
Black Point Beach Club Associates  
P.O. Box 715  
6 Sunset Ave.  
Niantic Ct. 06357

Dear Ladies and Gentlemen:

On behalf of my husband John and myself I want to address the issue of the proposed West Lane subdivision Niantic on the bases of the significant impact this would have on our family and our Black Point Beach neighbors. The Black Point Beach Club is a unique community unto itself and special circumstances here need to be taken into careful consideration.

Back in the late 80's our family of five first rented a cottage on Black Point Beach for two weeks for two consecutive years. Our three children loved it as did my husband and I. We found it to be "special"....beautiful and most importantly safe! We could let our children get on their bikes and go and do without worry. It meant relaxing vacations for us too.

So when we decided it was time to look for a retirement home in 2015 we

started our search in Black Point Beach Club....because of the fond memories we had. We were pleased to find it still have that "Special" feeling of calm, beauty,safe and softness. So we looked no further and bought our forever home. We have not regretted that decision and find we love it more than we anticipated.

To familiarize those of you who may not know.....Black Point Beach Club is not your typical neighborhood or subdivision. We are water oriented with direct access to the LIS. We have beautiful beaches, boat launch, our own Clubhouse, tennis court, bocce court, and a wonderful playground and summer camp for our children. We even have one seasonal grocery store. We are a small beach community of which the residents take great pride.

On the recent Memorial Day weekend our community was packed with residents and many visitors. All of our roads are narrow and two of the most narrow are Bond St and particularly West Lane not wide enough to support two cars passing. Should this subdivision be approved it would seem large construction trucks would be too large to use West Lane and would end up using E Shore Drive?? for the proposed 2-5 years Construction period up to 2024!

I wish I had a video of what E. Shore Drive ( outside my door) was like over Memorial Day Weekend ( the start to our summer) but the enclosed photo gives you a glimpse of what happens. The weather is great and everyone is out. Outside our door go kids of all ages on their bikes ..some with training wheels,scooters, families lots of families walking to the beach pulling their toy filled carts.....lots of golf carts too many giving their guests tours of BPB, mopeds and even motorcycles! Yes it might be busier than you can imagine. Oh yes in addition I forgot to mention most of the bike clubs around use E. Shore Drive as part of their scenic route.....which can mean 100's of bikers weekly year round. Also we see many cars year round who seem to just

checking out the area. I should note it is difficult for my husband and myself to maneuver our cars through all this. So it also would be extremely difficult for construction vehicles to get down E Shore Drive or any of our roads to access the subdivision. More importantly these big trucks and equipment would make it dangerous for our children on their bikes and walking barefoot to the beach. Would such a subdivision mean our children will have to alter their beach fun and normal life? How could this possibly be right?

In conclusion, I believe I have given valid examples here as to how much this subdivision and its construction would impact the Black Point Beach Club residents and their quiet safe lifestyle. The safety of our children is of prime concern to all of us and we hope it is to this commission. We ask that you seriously look at the uniqueness of the Black Point Beach Club. The narrow roads throughout simply cannot handle the traffic of constructing plus how much negative impact it will have on the lives of those living in the area. Of greatest concern is the safety of our little children and grandchildren who want to continue for years to come happily riding their bikes all around and walking barefoot to the beaches and their Black Point Store. If an exception to the rule is considered....what better situation to use it for?

Thank you for your anticipated consideration.



Helen and John Reeder

109 E. Shore Drive

